

# Catawba County Building Services Fee Schedule

## Effective Date February 17, 2009

### SCHEDULE A - BUILDING PERMIT FEE (NEW BUILDINGS/STRUCTURES/ADDITIONS)

**Blanket permit fees** will be based on the Building Valuation Data per square foot, as published biannually by the International Code Council (ICC). Square foot construction costs, as published by the ICC, shall be adjusted in accordance with the Catawba County Building Cost Factor, and shall serve as the minimum acceptable cost per square foot for such work.

Building Permit .....	65 % of Blanket Permit
Electrical Permit .....	14 % of Blanket Permit
Mechanical Permit .....	12 % of Blanket Permit
Plumbing Permit .....	9 % of Blanket Permit

**Permit Fee:** Gross Area x Catawba County Square Foot Multiplier (Table A).

**Gross Area:** the area included within surrounding exterior walls, or exterior walls and fire- walls exclusive of courts per floor.

**Square Foot Construction Cost:** published by ICC based on occupancy & type of construction.

**Catawba County Building Cost Factor (CCBCF):** A mechanism for adjusting building construction costs specifically for Catawba County set for each building group and construction type annually with County budget adoption and are based on actual documented building costs during the fiscal year.

**Table A Catawba County Square Foot Multiplier**

Group <sup>b</sup>	(2006 International Building Code)	Type of Construction								
		IA	IB	IIA	IIB	IIIA	IIIB	IV	VA	VB
A-1	Assembly, theaters, with stage	1.058	1.024	1.000	0.958	0.902	0.875	0.927	0.823	0.793
	Assembly, theaters, without stage	0.958	0.924	0.900	0.858	0.802	0.776	0.828	0.723	0.693
A-2	Assembly, nightclubs	0.809	0.786	0.766	0.736	0.693	0.674	0.710	0.628	0.607
A-2	Assembly, restaurants, bars, banquet halls	0.803	0.781	0.755	0.731	0.683	0.668	0.705	0.618	0.602
A-3	Assembly, churches	0.585	0.564	0.550	0.525	0.491	0.475	0.507	0.444	0.426
A-3	Assembly, community halls, libraries	0.824	0.790	0.761	0.724	0.660	0.631	0.694	0.584	0.559
A-4	Assembly, arenas	0.953	0.919	0.889	0.853	0.792	0.770	0.822	0.713	0.688
B	Business	0.624	0.602	0.583	0.556	0.506	0.487	0.534	0.445	0.427
E	Educational	0.449	0.434	0.422	0.403	0.378	0.359	0.390	0.333	0.320
F-1	Factory and industrial, moderate hazard	0.350	0.334	0.316	0.306	0.274	0.262	0.293	0.225	0.213
F-2	Factory and industrial, low hazard	0.346	0.330	0.316	0.302	0.274	0.258	0.290	0.225	0.210
H-1	High Hazard, explosives	0.468	0.445	0.425	0.405	0.366	0.343	0.388	0.297	N.P.
H234	High Hazard	0.468	0.445	0.425	0.405	0.366	0.343	0.388	0.297	0.274
H-5	HPM	0.832	0.802	0.777	0.740	0.675	0.649	0.712	0.582	0.568
I-1	Institutional, supervised environment	0.411	0.397	0.386	0.370	0.346	0.336	0.748	0.313	0.301
I-2	Institutional, incapacitated	0.691	0.676	0.664	0.646	0.611	N.P.	1.263	0.570	N.P.
I-3	Institutional, restrained	0.472	0.457	0.445	0.426	0.397	0.382	0.824	0.356	0.338
I-4	Institutional, day care facilities	0.411	0.397	0.386	0.370	0.346	0.336	0.748	0.470	0.452
M	Mercantile	0.451	0.434	0.415	0.397	0.363	0.352	0.503	0.314	0.302
R-1	Residential, hotels	0.832	0.804	0.783	0.751	0.701	0.682	0.757	0.635	0.611
R-2	Residential, multiple family	0.698	0.669	0.648	0.617	0.567	0.548	0.623	0.502	0.477
R-3 <sup>d</sup>	Residential, one- and two-family	0.659	0.641	0.625	0.608	0.586	0.571	0.597	0.549	0.517
R-4	Residential, care/assisted living facilities	0.822	0.793	0.772	0.741	0.692	0.673	0.748	0.626	0.602
S-1	Storage, moderate hazard	0.278	0.264	0.249	0.240	0.213	0.203	0.382	0.172	0.161
S-2	Storage, low hazard	0.275	0.261	0.249	0.237	0.213	0.199	0.377	0.172	0.158
U	Utility, miscellaneous <sup>a</sup>	0.351	0.332	0.312	0.297	0.268	0.250	0.280	0.212	0.201

a. Private Garages are group U.

b. Unfinished basements use 0.072 as the Catawba County Square Foot Multiplier.

c. N.P. = Not Permitted - These use groups are not permitted in these Construction Types.

d. Building Permits will be affected by \$10.00 surcharge effective August 1, 2003 as mandated by Senate Bill 321 - "Homeowners Recovery Fund" (G.S. 87-15.b)

\* This table is based on the ICC fee schedule method and Catawba County square foot building costs. For more information on fee schedule contact the Catawba County Permit Center at (828) 465-8399.

**Permit Fee Multiplier:** Amount of Building Services Budget to be recovered through permit fees (1)  
Total Annual Construction Value (2)

1. Building Services Division budget as approved by the Catawba County Board of Commissioners including the percentage of the budget that is to be recovered through permit fees.
2. Based on historical records, total annual construction value in dollars that has occurred within Catawba County in the previous year.

# Catawba County Building Services Fee Schedule

## Effective Date February 17, 2009

**Appeals:** Building valuation data may be appealed by one of the following methods:

1. Upon issuance of a Certificate of Compliance the permit holder may submit final documentation of all building construction costs to include structural, electrical, plumbing, mechanical, interior finish, normal site preparation, architectural and design fees, overhead and profit. Documentation will be compared to ICC Square Foot Construction Costs to determine if the initial building valuation was accurate. All documentation that verifies a difference of more than 10 % from the initial building valuation data to the actual completed cost of construction can be appealed for a refund of a portion of the permit fees initially paid.
2. Permit applicants may appeal valuation data by submitting a Cost of Construction claim form to the Catawba County Permit Center at time of permit issuance. This form shall be sealed and certified by a North Carolina registered design professional engaged in the project. The contractors and design professionals shall also agree to supply the County with all change orders that occur during project construction. Prior to issuance of a Certificate of Compliance the permit holder will be responsible to reimburse Catawba County for any additional permit fees that may be assessed due to change orders that increase the value of the building by more than 10% of the original cost of construction.

**Structure values** which are not identified by the International Code Council BVD will be based on the contractors estimate and using the permit fee multiplier with a minimum building permit fee of \$88.00. Examples of such structures: swimming pools, signs, retaining walls, cell towers, private piers, etc.

### SCHEDULE B - PERMIT FEES PHASED CONSTRUCTION

Category of Work	Bldg Permit	Mechanical (If needed)	Electrical (If needed)	Plumbing (If needed)
Footing/Foundation	50% of Bldg.	50% of Mech.	50% of Elect.	50% of Plum.
Shell-In	50% of Bldg.	50% of Mech.	50% of Elec.	50% of Plum.
Up-fit	100 % of Blanket Permit			

### SCHEDULE C – MISCELLANEOUS FEES

Category of Construction	Bldg Permit Commercial	Bldg Permit Residential	Mechanical Permit	Electrical Permit	Plumbing Permit
Modular	\$88.00	\$88.00*	\$61.00	\$61.00	\$61.00
Manufactured Home	NA	\$71.00	\$44.00	\$44.00	\$44.00
Minimum Fees	\$88.00	\$88.00	\$61.00	\$61.00	\$61.00
Expired Permit Renewal Fee	\$88.00	\$88.00	\$61.00	\$61.00	\$61.00
Deck Permit	Schedule F	\$40.00	NA	NA	NA
Covering Deck or Porch	Schedule F	\$40.00	NA	NA	NA
Demolition	\$150.00	\$75.00	NA	NA	NA
Re-roof	\$150.00	\$75.00	NA	NA	NA

Re-trip fee for any type of inspection..... \$121.00

Off Duty/After Hour Inspections ..... \$105.00 per hour or any fraction thereof

Archive Research (per project) ..... \$22.00

Work started without permit ..... Double Permit Fee

Refunds on Active Permits (only if no inspections have been made)

Less Administration Cost ..... \$26.00

Change of any contractor (owner must remain the same)..... \$26.00 .

If owner changes minimum fee rates will apply to all permits.

Permit Placard ..... \$5.00

\* Building permits for Single Family Modular units and alterations/additions to single family dwelling units will be affected by \$10.00 surcharge effective August 1, 2003 as mandated by Senate Bill 321 - "Homeowners Recovery Fund" (G.S. 87-15.b)

### SCHEDULE D - SAFETY INSPECTIONS (BASED ON SQUARE FOOTAGE)

0-5,000 ..... \$79.00

5,001-10,000 ..... \$121.00

10,001-50,000 ..... \$163.00

over 50,001 ..... \$205.00

### SCHEDULE E – PLAN REVIEW (Fee due at time of submittal)

Plan Review Submittal or Re-Submittal (Each Review) ..... \$10.00

Contracted Services ..... \$75.00 per hour plus reimbursable expenses

Express Plan Review (Interior Work) ..... \$800.00 per hour or any fraction thereof

Express Plan Review (Exterior Work)..... \$950.00 per hour or any fraction thereof

**Catawba County Building Services Fee Schedule**  
**Effective Date February 17, 2009**

**SCHEDULE F – BUILDING PERMIT FEE (EXISTING STRUCTURES)**

Alterations, Renovations, Repairs to Existing Structures\*, etc. are based on contractors estimate, using fee schedule below with a minimum permit fee of \$88.00.

\$0-5000 .....	\$88.00
\$5001-100,000 .....	\$88.00 PLUS \$3.00 for each additional thousand or part thereof
\$100,001-1,000,000 .....	\$373.00 PLUS \$2.50 for each additional thousand or part thereof
over \$1,000,000 .....	\$2623.00 PLUS \$1.50 for each additional thousand or part thereof

**SCHEDULE G – ELECTRICAL PERMIT FEE (EXISTING STRUCTURES)**

**Electrical permits** are required for the installation, extension, alteration, or general repair of any electrical wiring, devices, appliances or equipment.

POWER SERVICE-SUB PANEL	Single Family/Duplex	Commercial
0 - 100 AMPS .....	\$50.00.....	\$75.00
101 - 200 AMPS .....	\$75.00.....	\$125.00
201 - 600 AMPS .....	\$150.00.....	\$175.00
601 - 1200 AMPS .....	\$175.00.....	\$250.00
1201 - 2000 AMPS .....	\$200.00.....	\$300.00
2001 - Above AMPS.....	\$225.00.....	\$400.00

<b>Electrical Permit.....</b>	<b>Fee</b>
Electrical wiring per tenant space (wiring on or in the structure) .....	\$50.00
Electrical wiring for pools and signs without a service meter .....	\$61.00
Connection for single mechanical/plumbing/Well system or equipment .....	\$25.00
Connection for multiple mechanical/plumbing/Well systems or equipment.....	\$50.00
Sign Service / Based on Power Service Size (AMPS) .....	Based on AMP chart above
Pole Service / Based on Power Service Size (AMPS).....	Based on AMP chart above
Camper/RV Service.....	\$50.00
Fire Alarm System for an Existing Building.....	\$71.00
Temporary Power Pole.....	\$39.00
Temporary Electrical (by agreement per meter).....	\$121.00
Monthly renewal fee for Temporary Electrical agreement .....	\$47.00

*Initial temporary electric fee will be assessed at time of permit issuance for all commercial projects to facilitate testing of equipment prior to final inspection.*

**SCHEDULE H – MECHANICAL PERMIT FEE (EXISTING STRUCTURES)**

**Mechanical permits** are required for installation, replacement, extension, alteration or general repair of Systems/Equipment, Appliances, and Gas Lines.

Scope of Work	Single Family/Duplex	Commercial
	System/Equipment/Appliance	System/Equipment/Appliance
Replacement/Extension of a single item	\$30.00	\$75.00
Replacement/Extension of two items	\$55.00	\$145.00
New Installation (includes up to 2 units)*	\$55.00	\$100.00(each)
Multiple units (3 or more)	\$125.00	\$275.00

\*A \$10.00 fee per trip will be charged if units are not inspected at the same time.

Temporary Mechanical (by agreement per meter).....	\$121.00
Monthly renewal fee for Temporary Mechanical agreement .....	\$47.00

*Initial temporary mechanical fee will be assessed at time of permit issuance for all commercial projects to facilitate testing of systems and equipment prior to final inspection.*

## Catawba County Building Services Fee Schedule

**Effective Date February 17, 2009**

**Systems/Equipment** consisting of Heat Pumps, Apollo Units, Gas Packs, Furnaces, Air Conditioners, Radiant Heat Systems, Chillers, Air Handlers, Refrigeration Units, Spray booths, Boilers, Hood Systems, etc.

**Appliances** consisting of Unit Heaters, Wall Furnaces, Fireplace Inserts, Gas Lights, Gas Grills, Gas Logs, Gas Water Heaters, Etc.

**Gas Lines** shall be permitted as a Mechanical **Appliance** Permit regardless of whether it is issued to a Mechanical or Plumbing Contractor - See Schedule H for Appliance permit fees.

\*Separate Gas line permit will be required if gas line is not installed by system/appliance contractor.

### **SCHEDULE I – PLUMBING PERMIT FEE (EXISTING STRUCTURES)**

**Plumbing permits** are required for the installation, extension or general repair of utilization equipment, drain, waste, vent and water distribution systems. Examples of utilization equipment include water heaters, dishwashers, disposals, Wells, etc.

Scope of Work	Single Family/Duplex	Commercial
Replacement of existing like fixture(s)	N/A	\$25.00
Single New Fixture per Tenant Space	\$25.00	\$50.00
Multiple New Fixtures per Tenant Space	\$50.00	\$125.00
Single New Bath Group per Tenant Space	\$75.00	\$150.00
Multiple New Bath Group per tenant space	\$125.00	\$275.00

Water heater reconnect/water service line/well system/building sewer/backflow prevention device for lawn irrigation systems ..... \$25.00

Extension or replacement of waterlines and, or DWV ..... See minimum fee

**Gas Lines** shall be permitted as a Mechanical Appliance Permit, See Schedule H for fee.

### **Schedule J – Green Building Incentives \***

New Structures				
Certification Agency			Incentive	
USGBC Leadership in Energy & Environmental Design (LEED) Certification			25% Rebate of Blanket Permit Fee (Not to exceed \$500.00)	
NC Healthy Built Home Certification			25% Rebate of Blanket Permit Fee (Not to exceed \$500.00)	
USEPA Energy Star Certification			25% Rebate of Blanket Permit Fee (Not to exceed \$500.00)	
NAHB Model Green Building Home Guideline Certification			25% Rebate of Blanket Permit Fee (Not to exceed \$500.00)	
ICC/NAHB National Green Building Standard Certification (Currently in development)			25% Rebate of Blanket Permit Fee (Not to exceed \$500.00)	
Existing Structures- One &Two Family Dwellings				
Single System	Mechanical Fee	Electrical Fee	Plumbing Fee	Building Fee
Geothermal Heat Pumps	50% Rebate (\$27.50 value)	50% Rebate (\$12.50 value)		
Photo Voltaic Energy Systems		50% Rebate (\$30.50 value)		
Solar Hot Water Heating		50% Rebate (\$12.50 value)	50% Rebate (\$12.50 value)	
Gray/Rain Water collection for flushing fixtures			50% Rebate (\$30.50 value)	
Existing Structures - Commercial Installations				
Single System	Mechanical Fee	Electrical Fee	Plumbing Fee	Building Fee
Geothermal Heat Pumps	50% Rebate (\$50.00 value)	50% Rebate (\$12.50 value)		
Photo Voltaic Energy Systems		50% Rebate (\$30.50 value)		
Solar Hot Water Heating		50% Rebate (\$12.50 value)	50% Rebate (\$25.00 value)	

**Catawba County Building Services Fee Schedule**  
**Effective Date February 17, 2009**

Gray/Rain Water collection for flushing fixtures			50% Rebate (\$30.50 value)	
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**Plan Review Fee Rebate Program \***

Catawba County will rebate 50% of the fees related to plan review or express plan review for commercial buildings seeking LEED certification, Energy Star, and/or NC HealthyBuilt Homes.

\* Regular fees must be paid in full at time of plan review or permit issuance. Fee rebates will be refunded upon project completion and certification by third party inspection agency.

**\*\*FEES WILL BE ASSESSED AND COLLECTED ON ALL PERMITS WHEN ISSUED\*\***